PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

i, or we Arundel Lumber Co. Inc. legal owner of the property situate in Baltimore Courty and which is described in the description and plat attached hereto and made a part hereof, hereby extition (1) that the zoning status of the herein described property be re-classified pursuant to the Zoning Law of Baltimore County, from an DR-2 and BL

...zone; for the following reasons: This change is necess y due to the fact that Baltimore County Planning & Zoning Dept. established 3.18acres of BL zone for a local shopping center during the zoning map changes in October 1976. The Flanning & Zoning Dept. located this 3.18 acre parcel within the boundary of a 200 acre unimproved site known as the "Dickey Property", subsequently the property was purchased by Arundel Lumber Co., Inc. and subdivision plans were approved indicating this 3.18 acre parcel of BL zone 108 feet to west of the location shownon the current County zoning map. This petition, therefore, is to request that this 3.18 acre BL parcel be moved in a westerly direction 108 feet to accomodate the approved design plan. No additional BL zone is being requested.

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for_____N/A Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above re-classification and/or Special Exception advertising, 12/3 posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning 87. regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore

Arundel Lumber Co., Inc. 323 - 5000 Legal Owner Contract purchaser Address Village of Cross trays Balto My 21210 Petitioner's Attorney Protestant's Attorney ORDERED By The Zoning Commissioner of Baltimore County, this.....day

of_____, 197_, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughcut Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the_____day of_____, 197 __, at ____o'clock ____M.

Zoning Commissioner of Baltimore County

RE: PETITION FOR RECLASSIFICATION from D.R. 2 and B.L. to B.L. and D.R. 2 zone SE/S of Upper Mills Read, 672,28

COUNTY BOARD OF APPEALS SW of Crooked Willow Court 1st District BALTIMORE COUNTY

Arundel Lumber Co., Inc. No. R-80-65

OPINION

The case before the Board is a petition to reclassify certain lands at the subject property from an existing D.R. 2 zone to a B.L. zone, and other lands now zoned B.L. to a D.R. 2 zone. The subject property is located in the First Election District of Baltimor. County, north of U.S. Route 40, near the Patapsco State Park. Petitioner's Exhibit #2 explains the request.

James G. Hoswell, of the Baltimore County Office of Planning, testified and detailed for the Board the particulars of this petition.

After considering and reflecting upon the testimony and evidence and the file material, it is the judgment of this Board that the existing zoning is technically in error and that the lands that are the subject of this petition should be reclassified as per Petitioner's Exhibit #1 and in accordance with the areas set out on the legal descriptions of the petitioned lands. These descriptions are a part of the file in the subject case. A Order to this effect follows hereafter.

ORDER

For the reasons set forth in the aforegoing Opinion, it is this 27th day of September, 1979, by the County Board of Appeals, ORDERED that the reclassifications petitioned for, be and the same are hereby GRANTED.

Any appeal from this decision must be in accordance with Rules B-1 thru B-12 of the Maryland Rules of Procedure.

> COUNTY BOARD OF APPEALS OF-BALTIMORE COUNTY Watter A. Reiter, Jr. Chairman Whillhower

from B.L. & D.R. 2 to D.R. 2 & B.L. SW/S of Upper Mills Rd., 672.28' SE of Crooked Willow Court 1st District

: BEFORE THE COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY

ARUNDEL LUMBER CO., INC., Petitioner

: Case No. R-80-65 (Item 2, Cycle V) ::::::

To the Honorable, Members of Said Board:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman Deputy People's Counsel

John W. Hessian, III People's Counsel for Baltimore County County Office Building Towson, Maryland 21204 494-2188

I HEREBY CERTIFY that on this 5th day of September, 1979, a copy of the aforegoing Order was mailed to Mr. Jonathan Kolker, Arundel Lumber Co., Inc., Village of Cross Keys, Quadrangle Building, Baltimore, Maryland 21210, Petitioner.

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Mr. Jonathan Kolker Arundel Lumber Co., Inc. Village of Cross Keys Quadrangle Building Baltimore, Maryland 21210

cc: Evans, Hagan & Holdefer, Inc. 8013 Belair Road Baltimore, Maryland 21236

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building 111 W. Chesapeake Ave. Towson, Maryland 21204

Your Petition has been received and accepted for filing this 16th day of May

> S. ERIC DI NFNNA Zoning Commissioner

Petitioner Arundel Lumber Co., Inc. Petitioner's Attorney

Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BLDG. 111 W. Chesapeake Ave. fowson, Maryland 21204

0

S

Nicholas, B. Commodari Mr. Jonathan Kolker Arundel Lumber Co., Inc. Village of Cross Keys Quadrangle Building

epartment of Praffic Engineering State Roads Commission

Health Department Project Planning Building Department Board of Education

oning Administratio

Baltimore, Maryland 21210 RE: Item No. 2 - Cycle V Petitioner - Arundel Lumber Co., Inc.

Reclassification Petition

May 10, 1979

Dear Mr. Kolker:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on-site field inspection of the property. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

The subjects of this pelition are two parcels of land, each containing 1.02 acres, zoned D.R.2 and B.L. and located in the heart of the developing subdivision of the Dickey Property. With the adoption of the 1976 Comprehensive Zoning Maps, the existing commercial zoning was provided for this development. However, because there is a discrepancy between the location of the commercial zoning and the location of Upper Mills Circle, this Reclassification petition is required. In effect, it represents an exchange of zoning classifications.

Because the proposed use of the subject property was not indicated on the submitted site plan, it is impossible for this Committee to make detailed comments concerning this petition. If said petition is granted, it should be emphasized that all applicable Baltimore County requirements must be satisfied. In keeping with this and prior to application for the necessary building permits, your surveyor should submit a preliminary

Item No. 2 - Arundel Lumber · Page Two May 10, 1979

This petition for Reclassification will be accepted for filing on the date of the enclosed filing certificate. Notice of the hearing date and time, which will be between September 1 and December 31, 1979, will be forwarded to you well in advance.

Very truly yours,

Zoning Plans Advisory Committee

NBC/sf

cc: Evans, Hagan & Holdefer, Inc. 8013 Belair Road Baltimore, Maryland 21236



THORNTON M. MOURING, P.E.

Mr. S. Eric DiNenna Zoning Commissioner County Office Building Towson, Maryland 21204

> Re: Item #2 (Cycle V-April - October 1979) Property Owner: Arundel Lumber Co., Inc. S/ES Upper Mills Rd. 672.28' S/W Crooked Willow Ct. Existing Zoning: D.R. 2 & B.L. Proposed Zoning: B.L. & D.R. 2 Acres: 1.02 District: 1st

Dear Mr. DiNenna:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

May 2, 1979

General:

The proposed development of the overall Dickey property, of which this site is a part, was the subject of review and comment by the Joint Subdivision Planning Committee September 22, 1977; this Dickey property was the subject of IDCA Project

The Baltimore County Bureau of Public Services provided comments January 31, 1978 in connection with the Preliminary Plan for the Dickey property (dated November 18, 1977) and also supplemental comments on March 15, 1978 and April 17, 1978 for "Ellicott Mills", formerly "Dickey Property".

Subsequently, Public Works Agreement #17804 was executed in connection with "Ellicott Mills- Section 1-S" (formerly Dickey property), Project 7171, for required Baltimore County highway and utility improvements. Such additional public improvements as are required will also be secured by Public Works Agreements in connection with the further development of the "Ellicott Mills" subdivision.

Highways:

Upper Mills Circle is proposed to be constructed in the future as a 36-foot closed section roadway on a 60-foot right-of-way.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Balcimore County Standards.

plan of the proposed development to be reviewed by this Committee.

Sediment Control:

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessar, for all grading, including the stripping of top soil.

Storm Drains:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

Storm drains, which will be required in connection with the further development of this property, are to be designed and constructed in accordance with Baltimore County Standards and Specifications.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

Water and Sanitary Sewer:

Public water supply and sanitary sewerage can be made available to serve this property by future extensions from respective existing County facilities or such as are under construction.

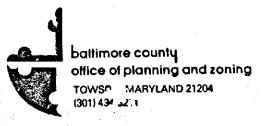
This property is within the Baltimore County Metropolitan District and the Urban-Rural Demarcation Line. Baltimore County Water and Sewerage Plans W-22A and S-22A, as amended, indicate this property in an area designated "Existing Service", and "Existing Service" and "Immediate Priority", respectively.

ELLSWORTH N. DIVER, P.E.
Chief, Bureau of Engineering

END: EAM: FWR: SS

cc: R. Morton J. Wimbley H. Shalowitz

L-SE Key Sheet 1 NW 29 Pos. Sheet NW 1 H Topo 94 Tax Map



LESLIE H. GRAEF

May 29, 1979

Mr. Walter A. Reiter, Jr., Chairman Board of Appeals Room 219 - Court House Towson, Maryland 21204

Dear Mr. Reiter:

Comments on Item #2, Zoning Cycle V, April 1979, are as follows:

Property Owner: Arundel Lumber Co., Inc. Location: SE/S Upper Mills Road 672.28' SW Crooked Willow Court Existing Zoning: D.R.2. and B.L. Proposed Zoning: B.L. and D.R.2 Acres: 1.02 District: 1st

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

If the petition is granted a detailed site plan must be submitted to this office for subdivision approval.

Very truly yours,

Current Planning and Development



April 24, 1979

Mr. S. Eric DiNenna, Zoning Commissioner Office of Planning and Zoning County Office Building Towson, Maryland 21204

Dear Mr. DiNenna: Comments on Item #2 Zoning Advisory Committee Meeting, Cycle Y

Property Owner: Arundel Lumber Co., Inc. SES Upper Mills Road - 672,28' SW Crooked Willow Court Existing Zoning: D.R. 2 & B.L. Proposed Zoning: B.L. & D.R. 2

Districts

are as follows:

The items checked below are applicable: Any proposed

XA. Structure shall conform to Baltimore County Building Code (B.O.C.A.)
1970 Edition and the 1971 Supplement, State of Maryland Code for the Handicapped and aged and other applicable codes.

XB. A building permit shall be required before construction can begin.

XC. Additional miscellaneous Permits shall be required.

D. Building shall be upgraded to new use - requires alteration permit.

E. Three sets of construction drawings will be required to file an application for a building permit.

XF. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit, for proposed construction.

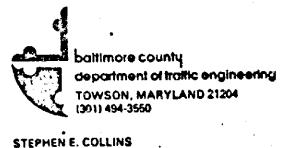
G. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0"

H. Requested setback variance conflicts with the Bultimore County Building Code. See Section _____

I. No Comment.

J. Comment:

CEB: rrj



May 3, 1979

, Mr. Walter A. Reiter, Jr. Chairman, Board of Appeals Court House . Towson, Maryland 21204

> Item No. 2 - ZAC - Cycle V Property Owner: Arundel Lumber Co., Inc. SE/S Upper Mills Rd. 672.28' SW Crooked Willow Ct. Existing Zoning: D.R. 2 & B.L. Proposed Zoning: B.L. & D.R. 2

Acres District:

Dear Mr. Reiter:

The requested zoning reclassification from D.R. 2 to B.L. and B.L. to D.R. 2 represents a transfer of zoning and no increase in trip generation of traffic is expected.

Very truly yours,

michael Hannie Engineer Associate II

MSF/hmd

MSF/hmd

baltimore county department of health TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H. DEPUTY STATE AND COUNTY HEALTH OFFICER

May 14, 1979

Mr. Walter Reiter, Chairman Board of Appeals Court House Towson, Maryland 21204

Dear Mr. Reiter:

Comments on Item #2, Zoning Advisory Committee Meeting for Cycle V, are as follows:

> Property Owner: Arundel Lumber Co., Inc.
> Location: SE/S Upper Mills Rd. 672.28' SW Crooked Willow Ct. Existing Zoning: D.R. 2 & B.L.

Proposed Zoning: B.L. & D.R. 2 Acres: lst District:

The Zoning Plan, as submitted, does not include enough information to enable the Baltimore County Department of Health to make complete comments.

Metropolitan water and sewer are available.

Ian J. Forrest, Acting Director BUREAU OF ENVIRONMENTAL SERVICES

Very truly yours

IJF/JRP/fth



Paul H. Reincke

Hay 22, 1979

Office of Flanning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: N. Commodari, Chairman Zoning Advisory Committee

Ro: Property Owner: Arundel Lumber Co., Inc.

Location: SE/S Upper Hills Rd. 672.28' SW Crooked Willow Ct. Zoning Agonda Cycle V Item No. 2

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

() 1. Fire hydrants for the referenced property are required and shall be located at intervals or ______feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Morks.

() 2. A second means of vehicle access is required for the site.

() 3. The vehicle dead end condition shown at ____

PECLEDS the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.

(x) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved as drawn.

() 7. The Fire Provention Bureau has no comments, at this time.

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: April 30, 1979

Mr. S. Fric DiNenna Zoning Commissioner Baltimore County Office Building Towson, Maryland 21204

Z.A.C. Meeting of: Cycle V

RE: Item No: 2 Property Owner: Arundel Lumber Co., Inc. Location: SE/S Upper Mills Rd. 672.28' SW Crooked Willow Ct. Present Zoning: D.R.2 & B.L. Proposed Zoning: B.L. & D.R. 2

District: 1st No. Acres: 1.02

Dear Mr. DiNenna:

No effect on student population.

White Felierer W. Nick Petrovich, Field Representative

Very truly yours,

WNP/bp

JOSEPH N. MCGOWAN, PHEBIDEN MARCUS M. BOTSARIS

ROGER B. HAYDEN

POBERT Y. DUBEL, SUPERINTENDENT

MRS, MILTON R. SMITH, JR. RICHARD W. TRACEY, D.V.M.

ALVIN LORECK

September 27, 1977

Mr. Jonathan W. Kolke Suite 322 - The Quadrangle The Village of Cross Keys Baltimore, Maryland 21210

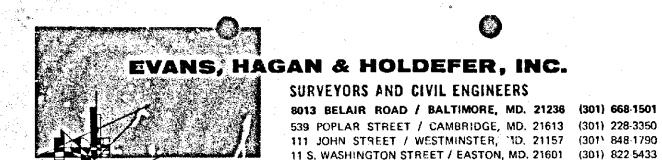
> Re: Case No. R-80-65 Arundel Lumber Col, Inc.

Dear Mr. Kolker

Enclosed herewith is a copy of the Opinion and Order passed today by the County Board of Appeals in the above entitled case.

cci People's Coursel Mr. W. E. Hammond Mr. J. D. Sayffart Mr. J. E. Dyer Mr. J. G. Hoswell Board of Education

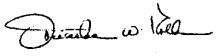
JAN 2 0 130 0 1



March 26, 1979

Brief explaining petition for re-classification from BL & DR-2 to DR-2 & BL -Upper Mills Circle-Ellicott Mills Subdivision

This change is necessary due to the fact that Baltimore County Planning and Zoning Department established 3.18 acres of BL zone for a local shopping center during the zoning map changes in October 1976. The Planning and Zoning Department located this 3.18 acre parcel within the boundary of a 200 acre unimproved site known as the "Dickey Property", subsequently the property was purchased by Arundel Lumber Co., Inc. and subdivision plans were approved indicating this 3.18 acre parcel of BL zone 108 feet to west of the location shown on the current zoning map. This petition, therefore, is to request that this 3.18 acre pare 1 be moved in a westerly direction 108 feet to accommodate the approved design plan. No additional BL zone is being requested.



L. ALAN EVANS, P.E., L.S. J. CARROLL HAGAN, L.S. GEORGE W. HOLDEFER, P.E. JURI MAISTE, L.S.

CAMBRIDGE and EASTON JESSÉ W. HURLEY

RICHARD L. HULL, P.L.S.



Containing 1.02 acres of land, more or less.

ヨVANS) MAGAN & HOLDEFER. INC.

SURVEYORS AND CIVIL ENGINEERS 8013 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 668-1501 539 POPLAR STREET / CAMBRIDGE, MD. 21613 (301) 228-3350 111 JOHN STREET / WESTMINSTER, MD. 21157 (301) 848-1790 11 S. WASHINGTON STREET / EASTON, MD, 21601 (301) 822-5433

January 12, 1979

DESCRIPTION TO ACCOMPANY PETITION FOR ZONING RECLASSIFICATION FROM DR-2 TO BL IST ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAUD

BEGINNING FOR THE SAME on the Southeast side of Upper Mills Circle, of variable width, at a point distant 672.28 feet measured in a Southwesterly direction on said Southeast side of Upper Mills Circle from its intersection with the Southwest side of Crooked Willow Court, 50 feet wide, thence leaving said place of beginning and running and binding on said Southeast side of Upper Mills Circle, the 2 following courses and distances, viz: (1) Southwesterly by a line curving to the left with a radius of 389.49 feet for a distance of 190.76 feet (the arc of said curve being subtended by a chord bearing South 13 degrees 23 minutes 00 seconds West 188.86 feet) and thence (2) South 00 degrees 38 minutes 51 seconds East 226.43 feet, thence leaving said Southeast side of Upper Mills Circle and running the 3 following courses and distances, viz: (3) North 89 degrees 21 minutes 09 seconds East 118.00 feet, thence (4) North 00 degrees 38 minutes 51 seconds West 371.16 feet and thence (5) North 62 degrees 35 minutes 09 seconds West 81.83 feet to the place of beginning.

NOTE: This description has been prepared for zoning purposes only and is not intended to be used for conveyance.



L. ALAN EVANS, P.E., L.S. J. CARROLL HAGAN, L.S. GEORGE W. HOLDEFER, P.E. JURI MAISTE, L.S.

CAMBRIDGE and EASTON JESSE W. HURLEY

RICHARD L. HULL, P.L.S.



و بدهمه المعنون

L. ALAN EVANS, P.E., L.S.

J. CARROLL HAGAN, L.S.

JURI MAISTE, L.S.

GEORGE W. HOLDEFER, P.E.

EVANS, MAGAN & HOLDEFER. INC.

SURVEYORS AND CIVIL ENGINEERS 8013 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 668-1501 539 POPLAR STREET / CAMBRIDGE, MD. 21613 (301) 228-3350 111 JOHN STREET / WESTMINSTER, MD. 21157 (301) 648-1790 11 S. WASHINGTON STREET / EASTON, MD. 21601 (301) 822-5433

April 9, 1979

DESCRIPTION TO ACCOMPANY PETITION FOR ZONING RECLASSIFICATION FROM BL TO DR-2 1ST ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAND

BEGINNING FOR THE SAME at the end of the following course, measured from a point on the southeast side of Upper Mills Circle, of variable width, distant 672.28 feet, measured in a southwesterly direction on said southeast side of Upper Mills Circle from its intersection with the routhwest side of Crooked Willow Court, 50 feet wide, viz: South 62 degrees 35 minutes 09 seconds East 81.83 feet, thence leaving said place of beginning and running the 7 following courses and distances, viz: (1) South 62 degrees 35 minutes 09 seconds East 24.93 feet, thence (2) North 89 degrees 21 minutes 09 seconds East 240.00 feet, thence (3) South 00 degrees 38 minutes 51 seconds East 359.43 feet, thence (4) North 89 degrees 21 minutes 09 seconds East 108.00 feet, thence (5) North 00 degrees 28 minutes 51 seconds West 374.38 feet, thence (6) South 89 degrees 21 minutes 09 seconds West 370.00 feet and thence (7) South 00 degrees 38 minutes 51 seconds East 3.23 feet to the place of beginning. Containing 1.02 acres of land, more or less.

NOTE: THIS DESCRIPTION HAS BEEN PREPARED FOR ZONING PURPOSES ONLY AND IS NOT INTENDED TO BE USED FOR CONVEYANCE.



WESTMINSTER

RICHARD L. HULL, P.L.S.

19 79

Arundel Lumber Co., Inc. Village of Cross Keys Quadrange Building Baltimore, Haryland 21210

> ECTICE OF HEARING BEFORE THE COUNTY BOARD OF APPRALS

RE: SE/S Upper Mills Road, 672.28 SW of Crooked Willow Coust -Petition for Reclassification - Case No. R-80-65

Thursday, September 20, 1979

PLACE: ROCH 218, COURTHOUSE, TOWSON, MARYLAND

BLUFFDALE RT 2 BL D/R 3.5 LOCATION OF PROPERTY UNDER PETITION BASE MAP 28

SCALE 1" = 1000'

CBA Hearing Thura, Sept. 20, 1977

EXISTING ZONING: B.L; D.R. 2

ITEM NO. 2 (Cycle I

PROPERTY OWNER. Arundel Lumber Co., Inc. LOCATION: S/WS of Upper Mills Road, 672,28' S/E of Crooked Willow Court ACREAGE: 2.04 ELECTION DISTRICT: COUNCILMANIC DISTRICT:

ZONING PRIOR TO ADOPTION OF 1976 COMPREHENSIVE ZONING MAP: D.R. 2

GEOGRAPHICAL GROUP: None

RECOMMENDED DATE OF HEARING: Week of September 17, 1979 FUNCTIONAL CATEGORY: None

LEQUESTED ZONING: D.R. 2; B.L. PLANNING BOARD RECOMMENDATION: Grant Request (D.R. 2; B.L.)

The subject petition requests that a 1.02-acre parcel of land be changed from a D.R. 2 to a B.L. zoning classification, and that another 1,02-acre parcel of land be changed from a B.L. to a D.R. 2 aming classification. The subject property is located in the center of a 200-acre property proposed for development for residential use with the exception of approximately 3 acres set aside for a neighborhood shopping center.

During the preparation and processing of the 1976 Comprehensive Zoning Map, the entire 200-acre property was identified as an issue before both the Planning Board (Issue 1-48) and the County Council (1-48). The Board recommended and the Council adopted 3.18 ocrus of B.L. zoned land here, with the remainder zoned

In processing the current subdivision plans for the entire property, a shift in the road alignments was necessary; as a result, the B.L. zoned tract no longer abuts the proposed road. The effect of granting the petitioner's request would be to shift the B.L. zoned tract to abut the proposed road as originally envisioned; it would not increase the total acreage zoned B.L.

it is therefore recommended that the petitioner's request be granted.



1st District
ZONING: Perition for ReclassHication from D.R. 2 and BL to BL
and D.R. 2 TIMES LOCATION: Southeest side of Upper Mills Road, 672.28 feet Southwest of Crooked Willow NEWSPAPERS DATE & TIME: Thursday, September 20, 1979 at 10:00 A.M. PUBLIC HEARING: Room 21 Courthouse, Towson, Maryland TOWSON, MD. 21204 The County Board of Appeals for Baltimors County by authority of the Baltimore County Charter will August 30 hold a public hearing: Present Zoning, D.R. 2 and BL Proposed Zoning: BL and D.R. 2 All that percal of land in the First District of Battimore County BEGINNING FOR THE SAME on the Boutheast elde of Upper Mille THIS IS TO CERTIFY, that the annexed advertisement of PETITION FOR RECLASSIFICATION - Arundel Lumber Circle, of variable width, at a point distant 872.28 seel measured in a Co. was inserted in the following: cie from its intersection with the Southwest side of Crooked Willow Court, 50 feet wide, thence leaving said piece of beginning and run-ning and binding on said Southning and brinding on last source-seat side of Upper MMs Circle, the 2 following courses and distances, viz: (1) Southwesterly by a line-curving for the left with a radius of 389.49 feet for a distance of 190.76 feet (the arc of said curve being) Catonsville Times ☐ Arbutus Times □ Essex Times ☐ Community Times ☐ Towson Times aubtended by a chord bearing South 13 degrees 25 minutes 00 seconds West 186.86 feet) and thence (2) South 00 degrees 3 minutes 51 seconds East 226.4 set, thereps leaving said Southwa weekly newspapers published in Baltimore, County, Maryland, side of Upper Milts Circle and run-ning the \$ following courses and distances, wz. (3) North 89 degrees. 21 min: tes 09 seconds East 118.00 feet, thence (4) North D0 degrees. 38. minutes 81 seconds West 271, 36 feet and theres (5) North 52 degrees 35 minutes 09 seconds West 81 83 feet to the place of 31st day of August 1979, that is to say, the same was inserted in the issues of August 30. 1979. beginning.
Containing 1.02 scree of land. more or less.

BEGINNING FOR THE SAME at the end of the following course, measured from a point on the southeast side of Upper Mills Circle, of variable width, distant STROMBERG PUBLICATIONS, INC. 672 28 feet, measured in a south-westerly direction on said south-east side of Upper Mills Circle from

CAMBRIDGE and EASTON

JESSE W. HURLEY

Extra Burger its intersection with the southwest side of Crooked Willow Court, 50 feet wide, viz: South 62 degrees 36 minutes 09 seconds East \$1.57 feet. Evence leaving said place of no courses and distances, viz: (ing courses and classmors, WZ: (1) South 62 degrees 36 minutes 08 seconds East 24.93 feet, thunce (2) North 99 degrees 2" minutes 08 seconds East 240.00 feet, thence (3) South 00 degrees 36 minutes 51 seconds East 358.43 feet BALTIMORE COUNTY, MARYLAND OFFICE OF FUNCE-REVENUE DIVISION MISCELLANEOUS CASH RECEIPT thance (4) North 89 Segrees 21 ninues 08 seconds dest 108.00 fet, thance (5) North 00 degrees 38 minutes 51 seconds West 374.36 fret, thence (6) South 86 degrees 21 minutes 09 seconds DATE September 14, 1973 ACCOUNT 01-682 West 370.00 feet and thence (South 00 degrees 38 minutes 51 seconds East 3.23 feet to the place of beginning.
Containing 1.02 acres of land. AMOUNT __ \$362.63 __ Being the property of Arunde FROM: Arundel Lumber Company, Inc. Lumber Co., Inc. as shown on plet plan fried with the Zoning Depart-Hearing Date: Thursday, September 20, 1979 at 10:00 A.M. FOR: Advertising and Posting for Case No. R-80-65 Public Hearing: Room 218 Courthouse, Towson, Maryland BY ORDER OF WALTER A. REITER, JR., COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY 25 4 282 19 562.63 €€

VALIDATION OR SIGNATURE OF CASHIER

ZONING: Petition for Reclassifica-tion from D.R. 2 and BL to BL and D.R. 2 LOCATION: Southeast side of Up-per Mills Road, 673.28 feet South-CERTIFICATE OF PUBLICATION west of Crooked Willow Court DATE & TIME: Thursday, Septem ber 20, 1978 at 10:00 A.M.
PUBLIC HEARING: Room 218
Courthouse, Towron, Maryland. TOWSON, MD., August 30, 19.79 The County Board of Appeals for Baltimore County, by authority of the Baltimore County Charter will the Baitimore County Charter will hold a public hearing:
Present Zoning: D.R. 2 and BL
Proposed Zoning: BL and D.R. 2
All that parcel of land in the First District of Baltimore County
Beginning for the same on the Southeast side of Upper Mills Circle, or variable width, at a point distant 672.28 feet measured in a Southeast side of Upper Mills Circle from its intersection with the

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in such of one time ____successor review before the __20th----day of ____September____, 19-79_, the first publication appearing on the ___30th___day of ___August -----

THE JEFFERSONIAN. eank Structur

Cost of Advertisement, \$ _____

west side of Crooked Wittow Court, 50 feet wide, vis: South 62 degrees 35 minutes 09 seconds East 81.83 feet, thence leaving a sid place of beginning and running the 7 following courses and distances, vis: (1) South 62 degrees 35 minutes 09 seconds East 24.93 feet, thence (2) North 89 degrees 21 minutes 09 seconds East 246.09 feet, thence (3) South 00 degrees 38 minuts \$1 seconds oonds East 858.43 feet, thence (4)
North 88 degrees 31 minutes 09 seconds East 108.00 feet, thence (5)
North 0 0degrees 38 minutes 51 seconds Wast 374.88 feet, thence (6)
South 89 degrees 21 minutes 09 seconds West \$70.00 feet and thence (7) South 00 degrees 38 minutes 51 seconds East 3.23 feet to the place of beginning.

ment.

Hearing Date: Thursday, September 20, 1878 at 10:00 A.M.

Public Hearing Room 218, Courthouse, Towson, Mary, By Order of:

WALTER A. REITER, JR., Chairman County Board of Appeals of Haltimore County.

Southeast side of Upper Mil's Circle from its intersection with the Southwest side of Crooked Willow Court, 50 feet wide, theace leaving said place of beginning and aunning end binding on said Southeast side of Upper Mills Circle, the 3 following courses and distances, vis: (1) Southwesterly by a line curving to the left with a radius of 389.49 feet for a distance of 180.76 feet (the arc of said curve belies subtended by a

of said curve being subtended by a chord bearing South 13 degrees 22 minutes 00 seconds West 188.86 feet) and thence (2) South 00 degrees 38 minutes 51 seconds East 226.43

set, thence leaving said Southeast side of Upper Mills Circle and running the 3 folicaing courses and distances, vis. (3) North 83 degrees 21 minutes 09 seconds East 118.00 feet, thence (4) North 00 degrees 38 minutes 51 seconds West 371.16 teet and thence (5) North 62 degrees 35 minutes 60 seconds West 371.85 feet to the place of hearings.

81.83 feet to the place of beginning Containing 1.02 seres of land

more or less.

Beginning for the same at the end of the following course, measured from a point on the southeast side of Upper Mills Circle, of variable width, distant 672.28 feet, measured in a southwesterly direction on said

in a southwesterly direction on said southeast side of Upper Mills Circle

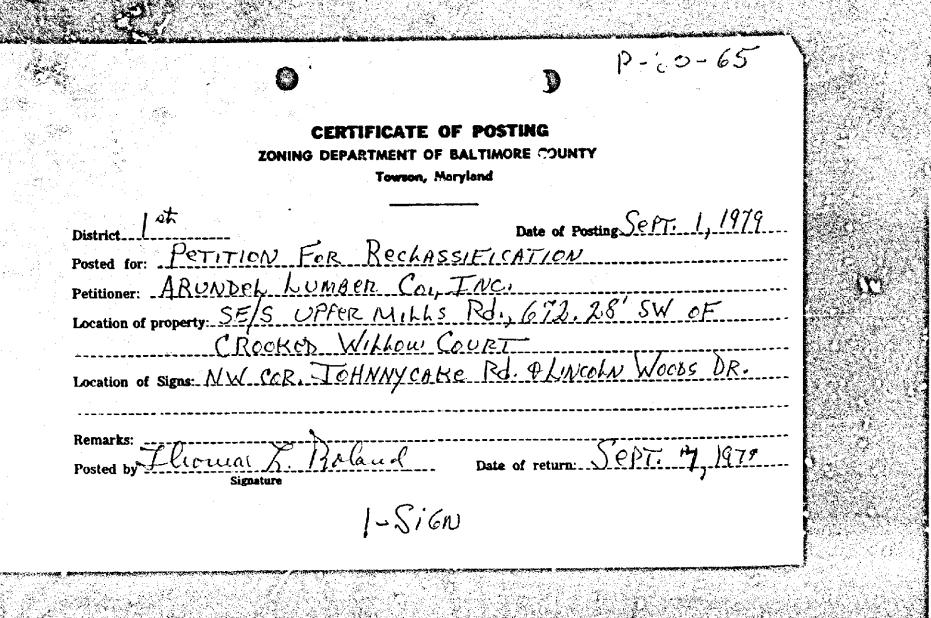
OFFICE OF FINE E REVENUE DIVISION MISCELLANEOUS CASH RECEIPT DATE AUGUST 21, 1979 ACCOUNT 01-562

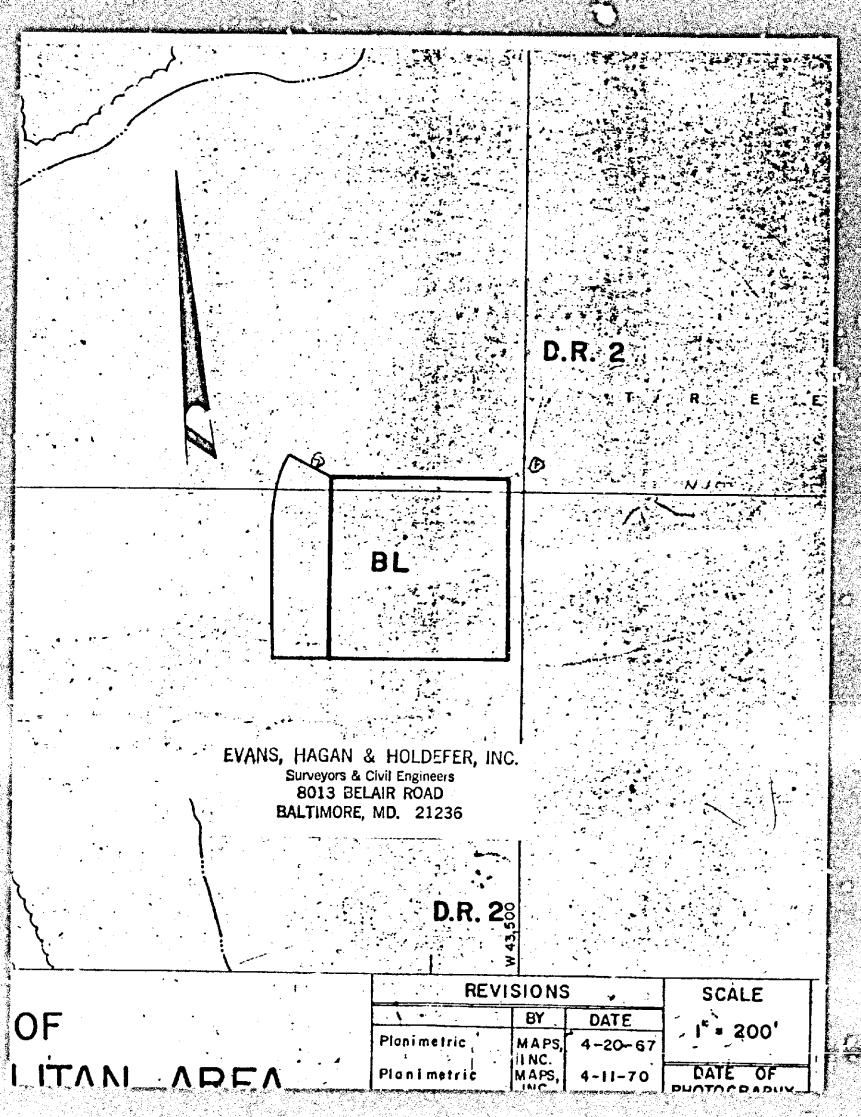
BALTIMORE COUNTY, MARYLAND

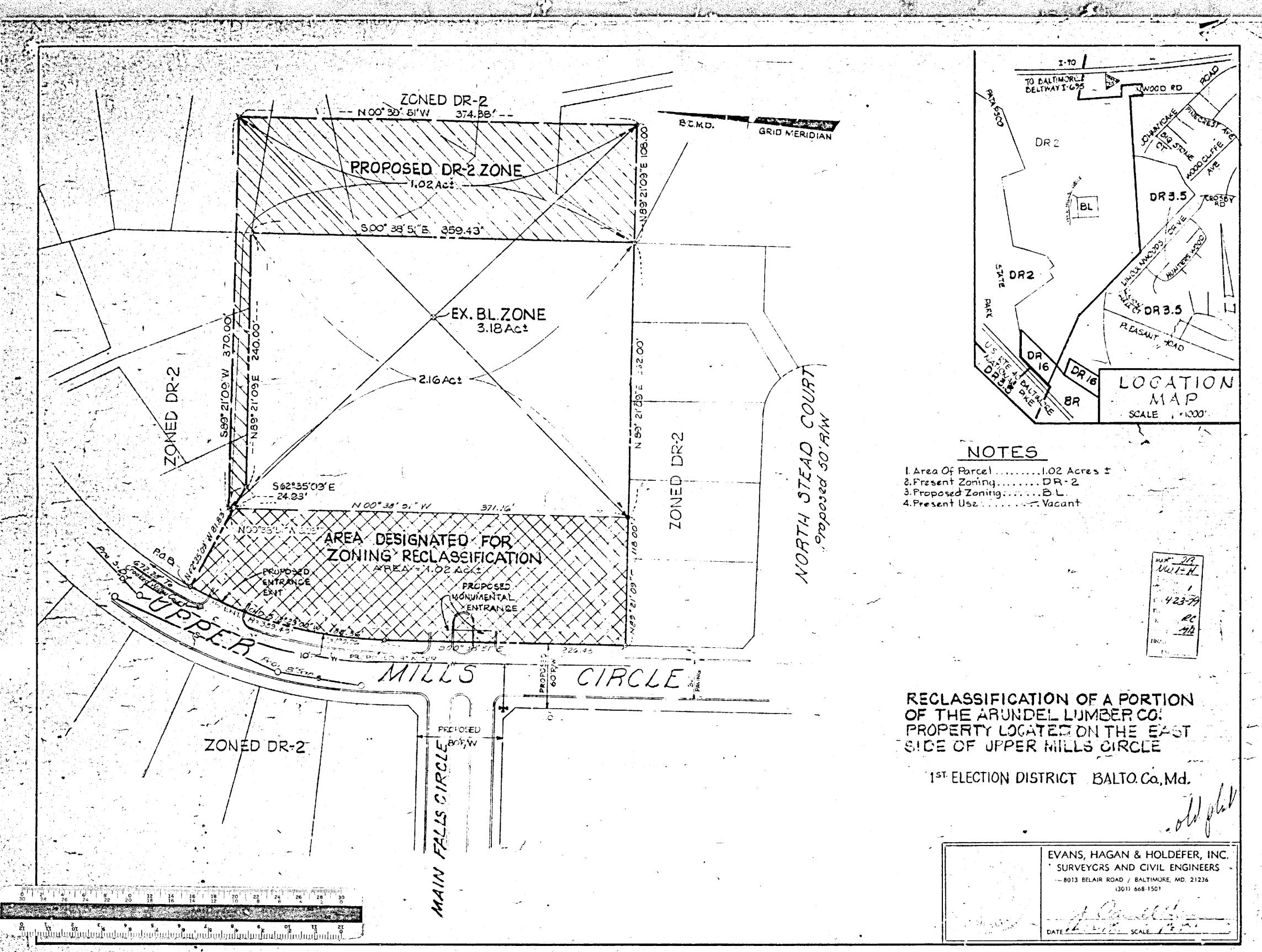
FROM: Evans, Hagan & Holdefer, Inc. Filing Fee for Case No. R-80-65

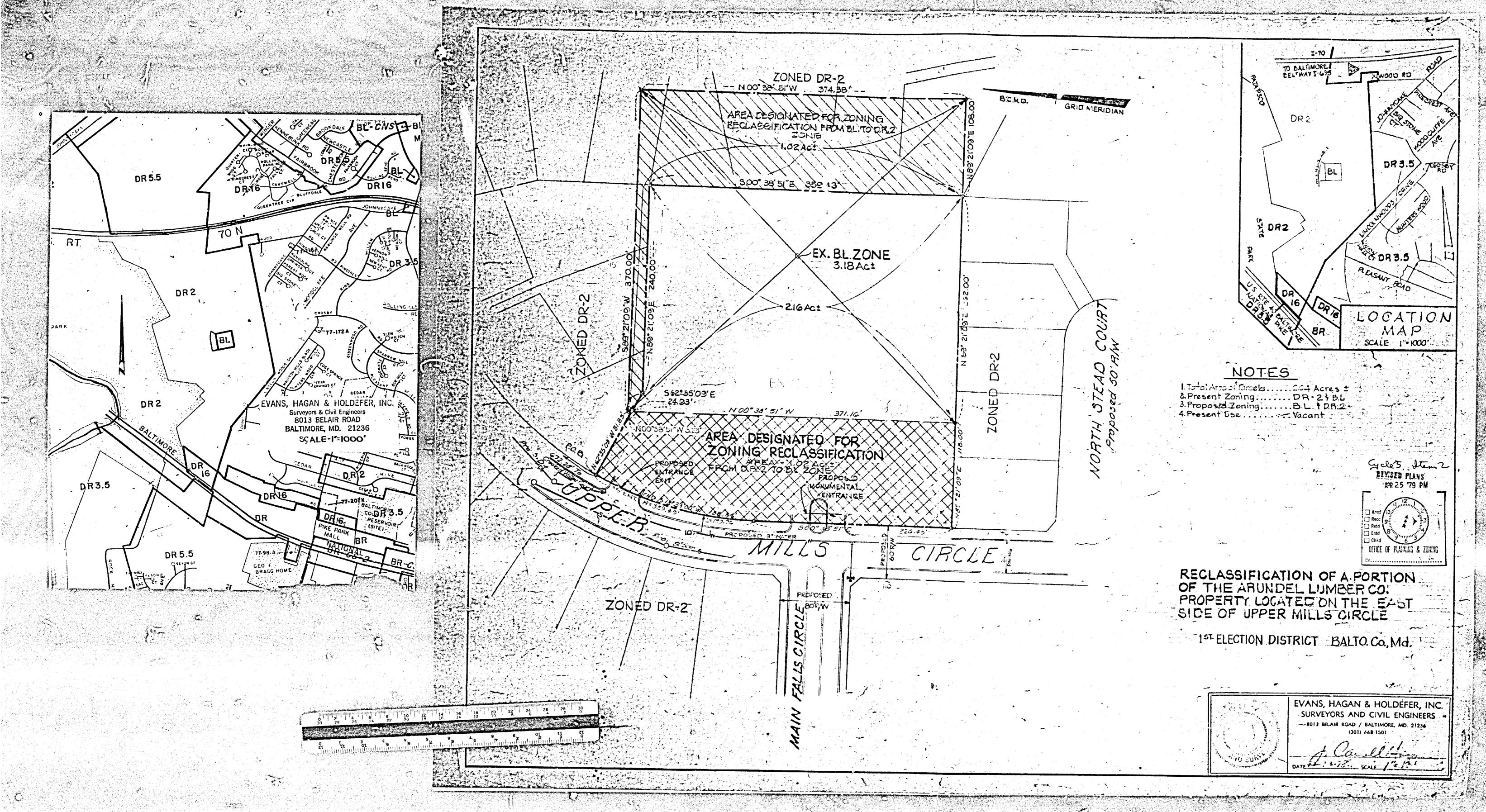
> 125 6 72 A 125 50.00 tsc VALIDATION OR SIGNATURE OF CASHIER

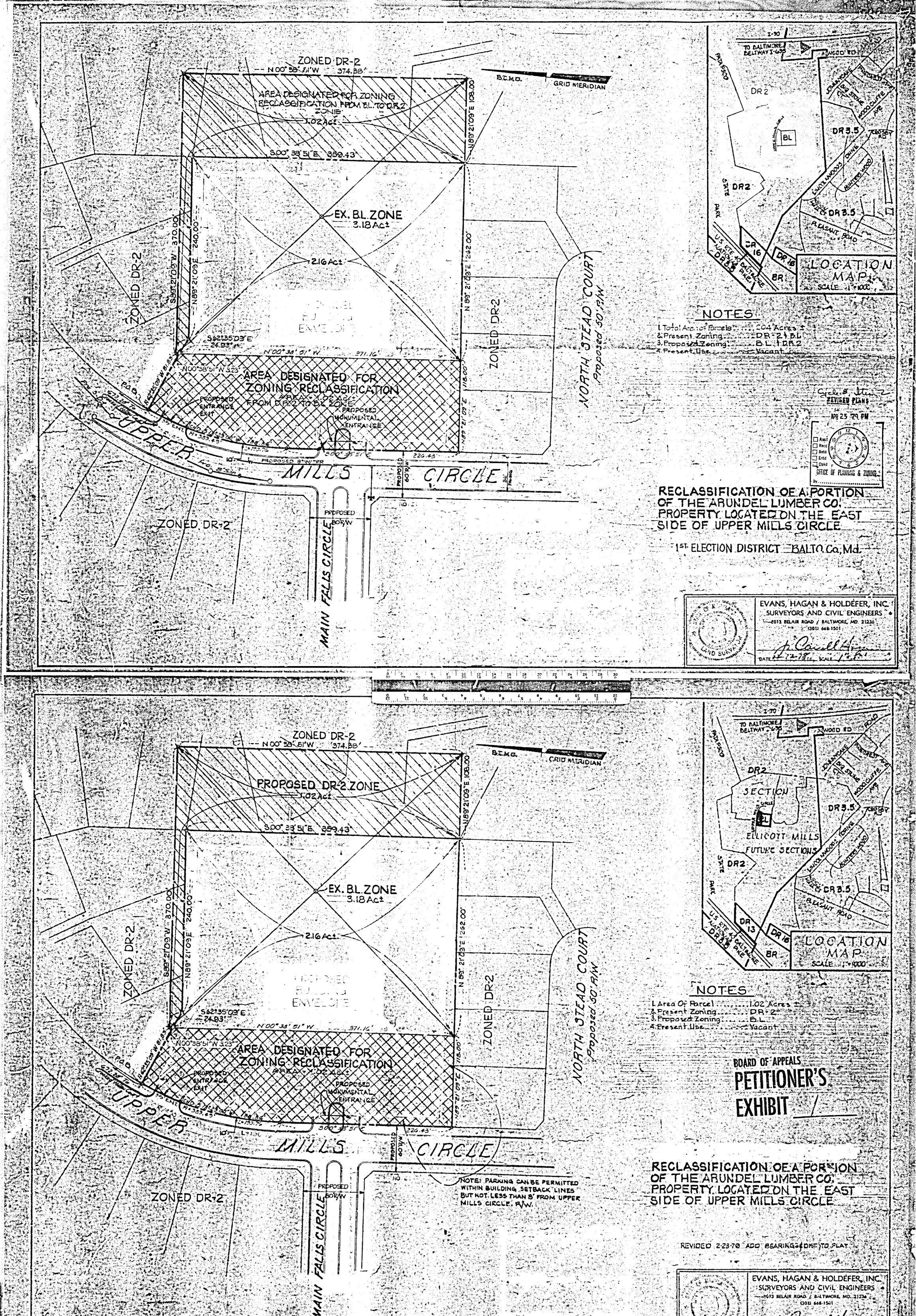
> > JAN 20 1300











NO SUL DATE TO SELL CALL TO SEL